

**Lafayette County Planning & Zoning Committee Meeting  
Ag Center Conference Room – County Courthouse Building  
Meeting Minutes**

**Tuesday, June 19, 2012  
5:30 P.M.**

**Call to Order:**

Chairman Wiegel called the meeting to order at 5:30 p.m.

**Committee Members Present:**

Jack Wiegel, Chairman  
John Bartels  
David Halloran  
Gerald Heimann  
Dwayne Larson

**Others present:**

Troy Maggied, Planning & Zoning Department Head  
Jack Sauer, Lafayette County Board Chairman  
Steve Elmer, Corporation Council  
Jon Riley, Landowner  
Tim Wiegel, CSM applicant  
Mike McDermott, CSM applicant

**Proof of Proper Posting of Agenda:**

Maggied confirmed that the meeting agenda was posted in the Courthouse, the Municipal Building and the United States Post Office – Darlington Branch.

**Action on Agenda:**

A motion was made Halloran and seconded by Larson to approve the agenda as posted. Motion carried.

**Approval of Previous Meeting Minutes (5/17/12):**

A motion was made by Larson and seconded by Bartels to approve the previous minutes. Motion carried.

**Discussion and Possible Action on Farmland Preservation Zoning Ordinance Update:**

Maggied outlined the remaining process for adoption of the Farmland Preservation Zoning Ordinance update. The Planning and Zoning Committee would first need to make a motion to recommend adoption of the Ordinance by the County Board. The public hearing follows the Planning and Zoning meeting at 6:30 PM. The Ordinance requires two readings at two consecutive County Board meetings, the first of which will be tonight (6/19). The Ordinance will be officially adopted following the second reading.

A motion was made by Halloran and seconded by Larson to sign the Resolution and recommend adoption of the Ordinance to the County Board of Supervisors. Motion carried.

**Discussion on violations of Shoreland Zoning:**

- Darlington Township – Riley Brothers
  - Maggied outlined the Shoreland Zoning restrictions to Riley, stating that the tree clearing on the Riley property had been brought to his attention by the previous Zoning Administrator. Maggied stated 5-10 feet of seeding along the shoreline will establish vegetation enough to make the land comply with the requirements of the ordinance. Sauer and Maggied stated that they would contact Riley and visit the site to get a better look at the tree clearing. Once an agreed-upon remedy is determined, Riley will seed the site in the fall and Maggied will visit the site again to confirm compliance.

A motion was made by Heimann and seconded by Halloran approving this course of action. Motion carried.

**Discussion and Possible Action on violations of Floodplain Zoning:**

- Darlington Township – Riley Brothers
  - Maggied outlined the requirements of the Floodplain Zoning Ordinance to Riley. Riley confirmed that there is no septic system or well at the site, and that the structure is not hard-wired into the electricity provider. He stated that the bottom of the structure is 8-10' from the ground level. Sauer and Maggied stated that they would contact Riley and visit the site to get a better look at the structure and determine if a violation exists.
- Willow Springs Township – Mike Reichling
  - Maggied stated that Mike Reichling had recently contacted him regarding the order to remove his trailer from the floodplain. Reichling stated that he would remove the deck from the trailer and the skirting as well. The trailer receives power through a quick-connect plug and is not hard-wired to the electricity provider. Reichling stated that there is not now nor will there ever be a septic system or well on the site. Reichling stated that once these actions are taken, the trailer can be removed at a moment's notice and hauled away behind a truck, thereby removing any flood risk.

Maggied stated that this may be a creative solution to the issue, since this would make the Reichling trailer no different in practice than the campers in the Darlington campground. Maggied stated that he wanted to table this discussion until he could review it with Elmer and confirm that there would be no violation of the Floodplain Ordinance.

**Discussion and Possible Action on Wiegel Certified Survey Map (CSM) on Tama Run Lane:**

Maggied stated that the CSM for two additional lots at Tama Run (CSM 598) meets all county and township specifications on road construction. This has been confirmed by Tom Jean in his capacity both as County Highway Commissioner and Darlington Township Clerk. Maggied recommended approval of the CSM.

Larson stated that the Committee had previously given Steve Hubner authority to approve CSMs without having to bring them to the Committee level. Sauer recommended giving Maggied the authority to approve CSMs in existing subdivisions, but that all new subdivisions and CSMs need to be brought to the Committee for approval.

Motion by Larson and seconded by Bartles to approve the CSM and to give Maggied authority to approve all CSMs in existing subdivisions. Motion carried.

**Approval of Vouchers:**

A motion was made by Bartels and seconded by Larson to approve payment of the vouchers. Motion carried.

**Next Meeting Date:**

The next meeting will be Wednesday July 11, 2012 at 6:30 p.m. in the Ag Center Conference Room.

**Adjourn:**

A motion was made by Larson and seconded by Wiegel to adjourn the meeting. Motion carried.

Recorded By:

Troy Maggied  
P&Z Department Head